

The Regular Board Meeting of the Commissioners of the Housing Authority of the County of Lake, Illinois, was held March 16, 2017, at the Lake County Housing Authority Central Office, 33928 North US Highway 45, Grayslake, IL 60030.

Present: (Physically present unless noted otherwise.)

Dr. H. Lee Jordan, Jr., Chairman
Sylvia Valadez, Vice Chairman
Scott Helton, Commissioner
Curtis Robinson, Commissioner

Absent: Dawn Abernathy, Commissioner
Kevin Considine, Commissioner (Appointed 3/14/17, not authorized to vote.)
(Vacant) Commissioner

Others Present: David A. Northern, Sr., Executive Director/CEO
Tiffany A. Gonzalez, Deputy Director
Khadija Darr, Director of Finance
Keon Jackson, Director of Capital Improvements
Valerie Rogers, Administrative Secretary
Brian Grach, Authority Attorney
Ryan Brandes, Modernization Coordinator
Greg Swanson, Lake County Deputy Sheriff

ROLL CALL

Noting that a quorum of Commissioners was present, Chairman Jordan called the meeting to order at 5:33 p.m. Roll call was taken and the following Commissioners were present: Helton, Robinson, Valadez, Jordan. Absent: Abernathy, Considine. One Commissioner position is vacant.

It was noted that as per the *Open Meetings Act* (5 ILCS 120/2.02) notice of this meeting was duly posted with agenda 48 hours in advance of the meeting; prior to 5:30 p.m. on Tuesday, March 14, 2017 at the Central Office, 33928 North US Highway 45, Grayslake, IL 60030 and on the Lake County Housing Authority website, www.lakecountyha.org.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

PUBLIC COMMENT

Chairman Jordan opened the floor for public comment.

Betty Birner of Hoffman Woods expressed support of the supportive housing proposed for Lake Zurich. She stated she is a member of the Lake Zurich Compassionate Community group who backs the idea of PADS Lake County operating the facility for the housing authority.

Lisa Warder of Lake Zurich stated she is also a member of the Lake Zurich Compassionate Community and supports the proposed use of Midlothian Manor.

Attorney Jeffery Heftman, representing All American Roofing, Inc. presented arguments to support reconsideration of the bid award for Windows, Siding and Door Replacement at Warren Manor.

No others requested to be heard.

MINUTES – 2/16/17 REGULAR MEETING

MINUTES – 2/16/17 EXECUTIVE SESSION – Personnel Issues, Pending & Probable
Litigation, Security Procedures, Real Estate Transaction

After discussion, Mr. Helton moved, seconded by Ms. Valadez, to approve the Minutes of the February 16, 2017 Regular Meeting and Executive Session-Personnel Issues, Pending & Probable Litigation, Real Estate Transactions as presented. The Board voted as follows: Ayes: Helton, Robinson, Valadez, Jordan. Absent and Not Voting: Abernathy. Motion Carries.

FINANCE REPORT

The Board of Commissioners of Lake County Housing Authority requests that all bills are paid in a manner appropriate to avoid late fees. In addition, to facilitate a smooth, responsible financial operation the Board acknowledges disbursements may be made prior to the regular scheduled monthly Board meeting.

Vice Chairman Valadez conducted a review of the bills and provided a recommendation to the Board. The list of bills and financial report was provided by Director of Finance Khadija Darr.
(See Exhibits 01, 02)

After discussion Mr. Robinson moved, seconded by Mr. Helton to approve the List of Bills as presented. The Board voted as follows: Ayes: Helton, Robinson, Valadez, Jordan. Absent and Not Voting: Abernathy. Motion Carries.

REPORTS

Without formal action the consensus of the Board was to proceed with the following as reported. The following reports were provided.

Public Housing Program,..... Tiffany A. Gonzalez, Deputy Director
(See Exhibit 03)

FUP¹, FSS², Housing Counseling..... Yolanda Lynn, Director of Voucher Intake
Resident Services (See Exhibit 04)

Housing Choice Voucher Program..... Corinne Jordan, Director of Voucher Management
(See Exhibit 05)

LCHA Rentals, Maintenance,..... Keon Jackson, Director of Capital Improvements
Procurement, Capital Improvements (See Exhibit 06)

Paybacks & Complaints Renee Prior, Income/Security Investigator
(See Exhibit 07)

¹ Family Unification Program

² Family Self-Sufficiency Program

Human Resources..... Lefran Elgezdi, Human Resources Manager
(See Exhibit 08)

FOIA/OMA³, Travel-Training Valerie Rogers, Executive Secretary/FOIA & OMA
(See Exhibit 09)

Other Matters

1. Mr. Northern reported receiving a letter of gratitude for participating in the panel discussion at the February 21, 2017 Lake County Summit of Leaders event hosted by Lake County Chairman Lawlor and The Partnership for a Safer Lake County. (See Exhibits 10A, 10B)
2. Mr. Northern stated he attended the *10th Annual Forecast North Chicago* event held at the Greenbelt Cultural Center on Thursday, February 23rd. The 2017 Keynote speakers included; U.S. Congressman Brad Schneider, Naval Station Great Lakes Commanding Officer James Hawkins, North Chicago Mayor Leon Rockingham, Jr., and Rosalind Franklin University of Medicine and Science President and CEO Dr. Michael Welch. (See Exhibits 11, 12)
3. On February 23, 2017 Chairman Jordan and Mr. Northern met with Lake Zurich Mayor Tom Poynton and Lake Zurich Village Manager Ray Keller to discuss the Midlothian Manor project. Mr. Northern said he always welcome an opportunity to exchange information in the interest of a better understanding.
4. Mr. Northern attended the *Early Morning Networking* meeting held by the Lake County Chamber of Commerce (LCCC) on February 24, 2017. He was invited as a guest by Greg White, President and CEO of LEARN Charter Network who was the spotlighted speaker. The LCCC networking events provides opportunities to meet business leaders, network with peers and forge powerful partnerships for businesses and agencies.
5. Mr. Northern said he was privileged to have been asked to speak at the Foss Park Black History Program on Friday, February 24, 2017 at 5:00 p.m.
6. Mr. Northern met with Representative Yingling on February 28, 2017. Considering his busy schedule, Representative Yingling was gracious enough to meet at the central office in Grayslake. They discussed the Source of Income Policy and housing issues and services impacting our clients.
7. Mr. Northern attended the interactive seminar, “Gaining Cultural Competence in a Diverse World” hosted by Lake County Board Chairman Aaron Lawlor and Cultural Diversity Committee Chair Mary Ross Cunningham (District 9) on March 10, 2017 at the Central Permit Facility, Libertyville.

It provided leaders the tools they need to communicate, collaborate and build relationships across cultural, racial, ethnic and religious backgrounds. The facilitator, Sangita Kasturi, CEO of Action Inclusion helps organizations of all sizes and sectors build capacity in leadership, diversity and change.
8. Mr. Northern stated as reported in January, our independent financial audit for FYE 9/30/16 was conducted and revealed no findings. The official report has been received and provided to the Board for their review. (See Exhibit 13)

³ Freedom of Information Act. Open Meetings Act.

9. Mr. Northern stated LCHA received a Point-of-Obligation (POB) letter from HUD's Financial Management Center regarding the Housing Conversion Action for the Manchester Knolls Co-op I and II project. (See Exhibit 14)

Effective April 1, 2017, LCHA will expand the HCV program from 2,918 to 3,052 vouchers due to this conversion.

10. On March 15, 2017 LCHA staff participated in a Team Building Volunteer Activity for 2017 at Bernie's Book Bank in Lake Bluff. They volunteered time to benefit children throughout Chicagoland. Bernie's Book Bank collects, processes and distributes quality new and gently used children's books to significantly increase book ownership among at-risk infants, toddlers and school-age children throughout Chicagoland. LCHA is also collected books for donation prior to the event.
11. A bid for tables and chairs for the Beach Haven Towers Community Room was approved at the 2/16/17 Board meeting. As some interest was expressed in the old furniture, it was decided to raffle the tables & chairs at no cost to the recipients. The winners only needed to sign a waiver of liability for LCHA. (See Exhibits 15, 16)
12. Mr. Northern provided an overview of LCHA and its programs at the Township Supervisors' Luncheon on 3/15/17. The group stated the information was incredibly helpful. They reported having a much better understanding on the Housing Authority's role in Lake County.
13. Mr. Northern reported the President's budget was released indicating a \$6.2 billion cut to HUD's funding. Proposed for total elimination are the Community Development Block Grant program and the Choice Neighborhoods program. Mr. Northern stated when he attends the NAHRO Washington Conference this month he will be speaking with elected officials on the devastating impact of such cuts. (See Exhibit 27)
14. Deputy Director Tiffany A. Gonzalez explained the Authority contracted with Bloodhart Consulting to provide a forum to focus on key constituents on their assessment of LCHA's strengths and weaknesses. Five sessions will be held: Key community partners/social service organizations, two sessions for residents, the LCHA Leadership Team and the Board of Commissioners.
15. Mr. Northern announced the February 2017 Employee of the Month, Twyla Gordon, Receptionist/Admin Assistant. Twyla will receive a commemorative certificate, T-shirt, pin and \$25.00 gift certificate.

OLD BUSINESS

Brookstone and Regency at Cole Park - Update

Mr. Northern reported the financial closing was completed on February 15, 2017 and the groundbreaking ceremony was held March 3, 2017. It featured many partners and agency friends who made this great project possible. (See Exhibit 17)

The chart below provides an update of the overall estimated project schedule.

Financial Closing	February 2017
Construction Start	March 2017
Construction Complete	To Be Announced
Re-Occupancy Start	To Be Announced
Full Occupancy	To Be Announced
Stabilization	End of 2018

Midlothian Manor - Update

Mr. Northern explained on March 1, 2017 Lake County Circuit Court Judge Thomas M. Schippers denied a request from opponents of the proposed housing for the homeless at Midlothian Manor that would have prevented the project from going forward. Judge Schippers reaffirmed his earlier decision this past November allowing the homeless housing project to proceed. (See Exhibit 18)

Mr. Northern met with PADS to discuss the next steps. He has also been in conversation with both opponents and supporters of the project.

NEW BUSINESS

Semi-Annual Report on Police Calls to Public Housing Units

Mr. Northern explained Income/Security Investigator, Renee Prior compiles data on a semi-annual basis of the police calls to the areas where there is an LCHA public housing property.

After discussion, Mr. Helton introduced the following Resolution:

See next page for Resolution.

RESOLUTION NO. 2017-69

ACKNOWLEDGEMENT OF RECEIPT OF

SEMI-ANNUAL REPORT ON POLICE CALLS TO PUBLIC HOUSING UNITS

After discussion Mr. Helton moved, seconded by Ms. Valadez to acknowledge receipt of the semi-annual report on police calls to public housing units.

(See Exhibit 19)

Roll Call Vote:

Ayes:..... Helton, Robinson, Valadez, Jordan

Nays:..... None

Absent:..... Abernathy

Abstain:..... None

Motion: Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Approval of Temporary Easement - Special Education District of Lake County – Gages Lake Road

In the interest of transparency, Mr. Northern restated he is an Executive Board Member for the Special Education District of Lake County (SEDOL).

Mr. Northern explained LCHA owns a currently occupied, single-family public housing unit at 17971 W. Gages Lake Road, Gages Lake, IL. The Special Education District of Lake County is the owner of a school campus that is located directly across Gages Lake Road from 17971 W. Gages Lake Road.

SEDOL is planning to widen Gages Lake Road from two lanes to three lanes across their site as part of their driveway improvements in the summer of 2017. As a result, the existing curb line across 17971 Gages Lake Road will move south approximately 3' and SEDOL will be responsible for repaving a portion of the driveway apron.

SEDOL's engineering contractor, Gewalt Hamilton Associates, Inc. has determined if they were to meet the existing grade at the edge of the right-of-way, the resulting slope would increase and they would be concerned with cars bottoming out as they entered the driveway. SEDOL is requesting a 15' temporary grading easement (which would expire upon conclusion of the project) in the area of the driveway to provide a smoother driveway transition.

After discussion, Mr. Robinson introduced the following Resolution:

RESOLUTION 2017-70

RESOLUTION OF THE BOARD OF COMMISSIONERS

AUTHORIZING A TEMPORARY CONSTRUCTION EASEMENT WITH

THE SPECIAL EDUCATION DISTRICT OF LAKE COUNTY (SEDOL)

WHEREAS, the Lake County Housing Authority (the “Authority”) is the owner of the property commonly known as 17971 Gages Lake Road, located in unincorporated Lake County, Illinois; and

WHEREAS, SEDOL is the owner of a school campus that is located directly across Gages Lake Road from the Authority’s property; and

WHEREAS, SEDOL desires to construct certain road improvements adjacent to Gages Lake Road, which improvements are necessary for a relocated site access to the SEDOL campus; and

WHEREAS, to construct the aforementioned improvements, SEDOL must enter a portion of the Authority’s property to construct the improvements and, among other work to be performed, to provide for a grading transition relating to such improvements and driveway resurfacing; and

WHEREAS, the Authority wishes to grant and SEDOL wishes to receive a temporary non-exclusive construction easement on the Authority’s property, for construction and material staging to construct, reconstruct, use, operate, maintain, and repair certain roadway improvements;

NOW, THEREFORE, BE IT RESOLVED, BY THE BOARD OF COMMISSIONERS OF LAKE COUNTY HOUSING AUTHORITY, AS FOLLOWS:

Section 1: The preliminary paragraphs set forth above are incorporated herein as part of this Resolution.

Section 2: The Temporary Construction Easement in substantially the same form as presented to this meeting, and the terms thereof is hereby approved, and the Chairman and/or Executive Director of the Authority is hereby authorized to execute and deliver the Temporary Easement Agreement on behalf of the Authority, with such changes therein as shall be approved by such officer, such approval to be conclusively evidenced by such officer’s execution thereof.

Section 3: The Authority shall, and the officers, agents and employees of the Authority are hereby authorized to take such further action and execute such other documents, certificates and instruments as may be necessary or desirable to carry out this Resolution.

Section 4: This Resolution shall take effect and be in full force immediately after its adoption by the Board of Commissioners of the Authority.

(See Exhibit 20)

After discussion Mr. Robinson moved, seconded by Ms. Valadez to adopt Resolution 2017-70.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan
Nays:None
Absent:Abernathy
Abstain:None
Motion:Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Approval of Interagency Agreement – LCHA & North Chicago Housing Authority – Manchester Knolls

Mr. Northern noted as was discussed last month; the owners of Manchester Knolls in North Chicago have opted-out of their Project-Based Section 8 contract with HUD. HUD provided tenant-based vouchers to LCHA in order to assist eligible residents that are affected by such a housing conversion action. (See ED Report, Item 9.)

LCHA and North Chicago Housing Authority must execute a formal agreement allowing LCHA to administer these vouchers in North Chicago Housing Authority's jurisdiction. (See Exhibit 21)

After discussion, Mr. Helton introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION NO. 2017-71

APPROVAL OF INTERAGENCY AGREEMENT

LCHA & NORTH CHICAGO HOUSING AUTHORITY – MANCHESTER KNOLLS

After discussion Mr. Helton moved, seconded by Ms. Valadez to approve the Interagency Agreement between LCHA and North Chicago Housing Authority for Manchester Knolls.

(See Exhibit 21)

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan

Nays:None

Absent:Abernathy

Abstain:None

Motion:Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Approval of Resolution to Support the Welcoming and Inclusive Community Pledge

Mr. Northern explained the Partnership for a Safer Lake County is a community of organizations and individuals committed to ending violence in Lake County. Through public awareness, coordination of services, and advocacy, the Partnership will combat violence of all kinds including child abuse, elder abuse, sexual assault, human trafficking, LGBTQ crimes, and domestic violence.

Lake County Housing Authority wishes to lead by example in joining the Partnership by treating our families and neighbors with respect, dignity, and compassion. LCHA signifies this by adopting the Resolution to Support The Welcoming and Inclusive Community Pledge. (See Exhibit 22)

After discussion, Ms. Valadez introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION 2017-72

APPROVAL OF RESOLUTION TO SUPPORT

THE WELCOMING AND INCLUSIVE COMMUNITY PLEDGE

WHEREAS, the Lake County Housing Authority (LCHA) supports and serves all residents of Lake County, Illinois regardless of their background; and

WHEREAS, the Lake County Housing Authority supports the Welcoming and Inclusive Community Pledge and commits to calling out hate and discrimination when we see it; and

WHEREAS, the Lake County Housing Authority commits to helping promote our core American value that no one should be targeted because of their racial, ethnic, immigration or refugee status, religion, sexual orientation, or other social identities; and

WHEREAS, the Lake County Housing Authority, as a public servant, has an even greater responsibility to speak out against discrimination, xenophobia, and hatred because when the unacceptable becomes the norm in our society, human rights for all are threatened; and

WHEREAS, the Welcoming and Inclusive Community Pledge inspires a positive perception of all people and engages individuals to help build a greater capacity for understanding others;

NOW, THEREFORE, BE IT RESOLVED, that the Board of Commissioners of Lake County Housing Authority publically endorses the Welcoming and Inclusive Community Pledge and agrees to support and serve all of its citizens and families regardless of their background; and

BE IT FURTHER RESOLVED, Lake County Housing Authority encourages all its program participants to sign the Welcoming and Inclusive Community Pledge.

(See Exhibit 22)

After discussion Ms. Valadez moved, seconded by Mr. Robinson to adopt Resolution 2017-72.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:.....Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Bids

Operating Fund – Rescind

1. Rescind Resolution 2017-61
Unit Turnaround – 20466 Plum Grove Road, Palatine – AMP 4
Awarded on 2/16/17 to Dean Investments - \$26,030.00
Contractor revoked bid due to staffing issues.

After discussion, Ms. Valadez introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION 2017-73

RESCINDING BID AWARD

(OPERATION FUND)

INFORMAL BID AWARD FOR PURCHASE OF

EQUIPMENT, MATERIALS, LABOR AND/OR SERVICES

UNIT TURNAROUND – 20446 N. PLUM GROVE ROAD, PALATINE – AMP 4

RESOLUTION 2017-61

WHEREAS, at the Authority's Regular Board Meeting on February 16, 2017 a bid for Unit Turnaround – 20446 N. Plum Grove Road, Palatine – AMP 4 was awarded by Resolution 2016-61 to Dean Investments in the amount of \$26,030.00; and

WHEREAS, to date no contract has been executed and no work has begun; and

WHEREAS, Dean Investments has requested to revoke and annul their bid proposal based on staffing issues; and

WHEREAS, LCHA intends to award the contract after successful negotiations to the second, but now lowest responsible bidding;

NOW, THEREFORE, BE IT RESOLVED, that the bid award made at the February 16, 2017 Regular Board Meeting by Resolution 2016-61 be and is hereby rescinded.

After discussion Ms. Valadez moved, seconded by Mr. Helton to adopt Resolution 2017-73.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:.....Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Operating Fund

1. Unit Turnaround – 20466 Plum Grove Road, Palatine – AMP 4

After discussion, Mr. Robinson introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION NO. 2017-74

(OPERATING)

INFORMAL BID AWARD FOR PURCHASE OF

EQUIPMENT, MATERIALS, LABOR AND/OR SERVICES

UNIT TURNAROUND – 20446 N. PLUM GROVE ROAD, PALATINE – AMP 4

WHEREAS, it has been found and determined that the bids received and shown on the attached bid tabulation were informally solicited by telephone or in writing from at least three (3) suppliers or in the case of a sole source supplier the requisite certification has been made; and

WHEREAS, it has been determined that the following purchase and contract is in accordance with HUD Regulations; and

WHEREAS, the following contractor is determined not to be on the HUD Debarred Contractors list;

NOW, THEREFORE, BE IT RESOLVED by the Commissioners of the Housing Authority of the County of Lake, Illinois, that the following bids are approved and the appropriate staff are authorized to issue a purchase order for said equipment, materials, labor and/or services.

<u>VENDOR</u>	<u>DESCRIPTION</u>	<u>LOCATION</u>	<u>AMOUNT</u>
J & J Property Investments, LLC	Unit Turnaround	25655 Arcade, Lake Villa	Not To Exceed \$27,040.00

(See Exhibit 24)

After discussion Mr. Robinson moved, seconded by Mr. Helton to adopt Resolution 2017-74.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:.....Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

2. Landscaping Services – As Needed - Agency Wide

After discussion, Mr. Robinson introduced the following Resolution:

RESOLUTION NO. 2017-75

(OPERATING)

INFORMAL BID AWARD FOR PURCHASE OF

EQUIPMENT, MATERIALS, LABOR AND/OR SERVICES

LANDSCAPING SERVICES – SEASONAL

AMPS 2 & 3; ALMOND MANOR AMP 4; MIDLOTHIAN MANOR, CENTRAL OFFICE

WHEREAS, it has been found and determined that the bids received and shown on the attached bid tabulation were informally solicited by telephone or in writing from at least three (3) suppliers or in the case of a sole source supplier the requisite certification has been made; and

WHEREAS, it has been determined that the following purchase and contract is in accordance with HUD Regulations; and

WHEREAS, the following contractor is determined not to be on the HUD Debarred Contractors list;

NOW, THEREFORE, BE IT RESOLVED by the Commissioners of the Housing Authority of the County of Lake, Illinois, that the following bids are approved and the appropriate staff are authorized to issue a purchase order for said equipment, materials, labor and/or services.

<u>VENDOR</u>	<u>DESCRIPTION</u>	<u>LOCATION</u>	<u>AMOUNT/WEEK</u>
Bartels	Landscaping Services	Hawley Manor/AMP 2	\$109.17
Bartels	Landscaping Services	Midlothian Manor	\$148.00
G & S Services	Landscaping Services	Warren Manor/AMP 2	\$148.15
G & S Services	Landscaping Services	Almond Townhomes/AMP 4	\$92.59
G & S Services	Landscaping Services	Shiloh Towers/AMP 2	\$77.78
G & S Services	Landscaping Services	Kuester Manor/AMP 3	\$71.78
G & S Services	Landscaping Services	Orchard Manor/AMP 3	\$71.78
G & S Services	Landscaping Services	Millview Manor/AMP 3	\$71.78
GT Landscaping	Landscaping Services	Beach Haven Towers/AMP 3	\$117.50
GT Landscaping	Landscaping Services	Central Office	\$141.67

(See Exhibit 25)

After discussion Mr. Robinson moved, seconded by Mr. Helton to adopt Resolution 2017-75.

Minutes of the Regular Board Meeting

March 16, 2017

Page 16 of 20

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Change Order

Operating

1. Resolution 2017-47 Approved 1/19/17
Boiler Replacement – Shiloh Towers – AMP 2
Bee Liner Lean - \$93,445.00
CO #1: Add'l Pipe Replacement – Add \$6,505.00

After discussion, Mr. Helton introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION NO. 2017-76

APPROVAL OF OPERATING FUND CHANGE ORDER

(See Exhibit 26)

After discussion Mr. Helton moved, seconded by Ms. Valadez to approve the Operating Fund Change Order as presented.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Commissioner Roundtable - Discussion

Commissioner Helton stated he was proud of the Marion Jones redevelopment project and thanked the staff for their hard work.

Executive Session – Personnel Matters, Pending & Probable Litigation, Real Estate Transactions

At 6:04 p.m. Mr. Robinson moved, seconded by Ms. Valadez, to go into Executive Session to discuss Personnel Matters, Pending & Probable Litigation, Real Estate Transactions. The Board voted as follows: Ayes: Helton, Robinson, Valadez, Jordan. Nays: None. Absent and Not Voting: Abernathy. Motion Carries.

The Board returned to open session at 7:13 p.m. and roll call was taken. Present: Helton, Robinson, Valadez, Jordan. Absent: Abernathy Considine.

Reconsideration of Bid Award - Resolution 2017-57 Approved 2/16/17
Windows, Doors, & Siding Replacement, Warren Manor/AMP 2
Patrick McCann, Inc. - \$887,300.00

After discussion, Mr. Helton introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION NO. 2017-77

RECONSIDERATION OF BID AWARD - RESOLUTION 2017-57 APPROVED 2/16/17

WINDOWS, DOORS, & SIDING REPLACEMENT, WARREN MANOR/AMP 2

PATRICK MCCANN, INC. - \$887,300.00

After discussion Mr. Helton moved, seconded by Ms. Valadez to approve Reconsideration of Bid Award by Resolution 2017-57 Approved 2/16/17 for Windows, Doors, & Siding Replacement at Warren Manor/AMP 2, awarded to Patrick McCann, Inc. - \$887,300.00.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:.....Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Rejection of All Bids Submitted For the Request for Proposal for Windows, Doors, & Siding Replacement, Warren Manor/Amp 2

After discussion, Mr. Helton introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION NO. 2017-78

**REJECTION OF ALL BIDS SUBMITTED FOR THE REQUEST FOR PROPOSAL FOR
WINDOWS, DOORS, & SIDING REPLACEMENT, WARREN MANOR/AMP 2**

After discussion Mr. Helton moved, seconded by Ms. Valadez to approve the rejection of all bids submitted for the Request for Proposal for Windows, Doors, & Siding Replacement, Warren Manor/Amp 2 at the 2/16/17 Board meeting. The Board further instructed staff to be diligent on the accuracy and clarity of the specs for any LCHA Request for Proposal.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

Approval of Executive Director/Chief Executive Officer's Increase and/or Bonus

After discussion, Mr. Robinson introduced the following Resolution:

(See next page for Resolution.)

RESOLUTION NO. 2017-79

APPROVAL OF 2017 SALARY & BONUS

FOR THE EXECUTIVE DIRECTOR/CHIEF EXECUTIVE OFFICER

After discussion Mr. Robinson moved, seconded by Mr. Helton to approve the 2017 Salary & Bonus for the Executive Director/Chief Executive Officer as a 7% increase in salary and a 5% bonus based on current salary, to be effective April 1, 2017 with the accolade that the increase and bonus is directly related to the major accomplishments the housing authority has had positively for them in the last year or two.

Roll Call Vote:

Ayes:Helton, Robinson, Valadez, Jordan.

Nays:None

Absent:Abernathy

Abstain:None

Motion:.....Carries

Adopted and passed by the Board of Commissioners of the Housing Authority of the County of Lake, Illinois on March 16, 2017.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer, Executive Director/CEO

ADJOURNMENT

There being no further business to come before the Board, Mr. Helton moved, seconded by Ms. Valadez to adjourn the meeting. The Board voted unanimously in favor of the motion. Motion Carries. Meeting adjourned at 7:16 p.m.

Dr. H. Lee Jordan, Jr., Chairman

David A. Northern, Sr.
Secretary/Treasurer
Executive Director/Chief Executive Officer